

**PUBLIC MEETING  
October 28, 2010  
MINUTES**

Chairman Mike Murray called the meeting to order at 9 a.m. Commissioner Derek Brown and Commissioner Andy Hunthausen were present. Others attending all or a portion of the meeting included Eric Bryson, Carole Byrnes, Marni Bentley, Dorothy Bradshaw, Laura Erikson, Carrie Severson, Mark Simonich, Paulette DeHart, Phyllis Steverson, Judy Boutin, Gene Leuwer, Jeff Miller, Lynn Moon, Liz Burke, Sarah Capdeville, Kelsey Martin, Katie Kinney, and Rita Cortright, Recording Secretary.

Pledge of Allegiance. Everyone recited the Pledge.

Retirement Recognition – Judy Boutin (M.V. Department). The Commission congratulated Ms. Boutin on her retirement from Lewis and Clark County.

Consent Action Items. (Eric Bryson)

- a. Vendor Claims Report for the Week of October 25, 2010. (Marni Bentley)
- b. Task Order 11-07-5-21-012-0 to Lewis & Clark City-County Unified Government Master Contract that Covers the Period of July 1, 2005 – June 30, 2012, to Provide Services of the U.S. Dept. of Agriculture's Special Supplemental Nutrition Program for Women, Infants and Children to the Residents of Lewis & Clark County and Surrounding Areas. Task Order Period: Oct. 1, 2010 – Sept. 30, 2011 in the Amount of \$199,930; An Increase in Funding from \$189,890 for FY10. (Dorothy Bradshaw)

Eric Bryson reported on and recommended approval of the consent action items.

No public comments were received.

Commissioner Hunthausen moved approval of the consent action item and authorized the Chair to sign. Commissioner Brown seconded the motion. The motion carried 3-0.

Public Hearing. Resolution 2010-326 Levying and Assessing a Tax Upon All Benefitted Property within the Wheat Ridge Estates Rural Improvement District No. 2010-1. (Carrie Severson)

Carrie Severson reported that this resolution places the assessment on the tax bills for this fiscal year.

Call for public hearing. Hearing none, the public hearing was closed.

Commissioner Hunthausen moved approval of the resolution and authorized the Chair to sign. Commissioner Brown seconded the motion. The motion carried 3-0.

Public Hearing. Resolution 2010-325 to Authorize Lewis and Clark County to Submit a Community Development Block Grant (CDBG) Application for Funds for Rocky Mountain Development Council, Inc. for the River Rock Residences Project. (Laura Erikson) Rocky Mountain Development Council, Inc. has asked Lewis & Clark County to Sponsor a Community Development Block Grant application for \$450,000 to go towards the River Rock Residences project. The project is the development of 33 apartments located in the area of River Rock and Bed Rock Drives, (Lot 10 of the Anderson Business Park) within the City of Helena. The apartments will be one-level, accessible and/or adaptable units designed to be available to income-eligible senior citizens. The CDBG funds will provide partial funding for the project.

Laura Erikson introduced Gene Leuwer to present the proposed project. A site plan was displayed so everyone would envision the lot.

Gene Leuwer introduced Jeff Miller and Lynn Moon who worked on the project. The River Rock Residences is a proposed 33-unit development on an 88,000 sq. foot lot. The unit would have 27 one-bedroom apartments and 6 two-bedroom apartments. The site is located in an airport noise influence district so airport approval would be necessary since this would be a senior citizen project. The anticipated budget for the project is about \$6 million; \$450,000 from the Community Development Block Grant for housing; \$750,000 from a HOME Grant that Rocky Mountain Development Council would submit; and about \$4.4 million from the sale of low-income housing tax credits. It would have permanent debt in the neighborhood of \$400,000. The cost per unit, including land, would be approximately \$185,000. The units would be 740 sq. ft. for one-bedroom units and 800 sq. ft. for two-bedroom units. The access and egress from a couple of different locations accommodate the project pretty well. Based on similar projects that have been built in the community, there appears to be great demand for this type of senior housing. According to a recent needs assessment, the number one issue among folks surveyed was access to affordable housing. There continues to be a rental shortage for low to moderate-income households. Demographic trends were reviewed. The demand for special needs housing and handicapped-accessible housing is also very high. The grant is due November 12<sup>th</sup>. In addition, RMDC would apply in mid-January for an allocation of low-income housing tax credits of a little over \$6 million, and expect to apply in February for a HOME grant.

NSP Update - The county has submitted an application for Neighborhood Stabilization Program funds on behalf of Rocky Mountain Development Council for the Caird Project. The state has received an allocation of an additional \$5 million for that project and is awaiting the federal government's regulations and priority for use of that money in order to move forward with the project.

Call for public hearing.

Mark Simonich, Helena Association of Realtors, stated that the HAR board of directors has unanimously voted to offer its endorsement and support of this project and encouraged the Commission to support it and agree to submit the application.

No other public comments were received.

Commissioner Brown moved to approve the resolution to submit a CDBG application and authorized the Chair to sign. Commissioner Hunthausen seconded the motion. The motion carried 3-0.

Youth Forest Monitoring Program Presentation. Liz Burke presented an update of the program since it started in 1998. Accomplishments in 2010 were reviewed. The students provided over 3,672 volunteer hours through their work. Other service projects included the removal of over a mile of silt fence near Ontario Mine in the Ten Mile Watershed, and campfire site remediation in the Scapegoat Wilderness. This year, Jefferson and Powell County participated in the program. Funding sources and other partnerships were discussed.

The Helena team focused on monitoring noxious weeds at three specific sites: (1) Mount Helena; (2) Spring Hill Repository up Grizzly Gulch; and (3) Whites Gulch, located in the Big Belt Mountains approximately 23 miles northeast of Townsend. The team presented the monitoring efforts and made recommendations which will be put into the annual forest monitoring report.

Public comments on any public matter within the jurisdiction of the Commission that is not on the agenda above. None.

There was no other business, the meeting adjourned at 9:40 a.m.


LEWIS AND CLARK COUNTY  
BOARD OF COMMISSIONERS

  
Michael A. Murray, Chairman

  
Derek Brown

  
Andy Hunthausen

ATTEST:

  
Paulette DeHart, Clerk of the Board